BLANCHARD TWP
NORTHERN SD 00010

Hardin County, Ohio
Michael T. Bacon, Auditor

01-140020.0000 RES
O02 2026

sale

2023 MUSGRAVE CHAD S	2022-11-03	
2024 MUSGRAVE CHAD S	2022-11-03	
2025 MUSGRAVE CHAD S	2022-11-03	
2026 MUSGRAVE CHAD S	2022-11-03 PT E2 NE4 20 .536A	
TR 40	2WD	
	$0	
ADA OH 45810		

2027 BARBER KEVIN M	2025-03-10	
TR 40	2WD	
ADA OH 45810		

Eff Rate:– 37.57 — 37.86 — 37.71 — 37.72 — a/r

Tax Year	2023	2024	2025	2026	2026	2026	2027	CAMA
Prop Cls	199	199	199	199	0	199	599	599
Acres	34.3440	34.3440	34.3440	34.3440	34.3440	.5870	.5870	
Land100%	173310	173310	1710	80970		173310	3460	2940
Bldg100%	12340	12340	12340	12340		12340	12340	12350
Totl100%	185660t	185660t	14060t	93310t		185660t	15800t	15290t
Cauv100%	80970	80970	173310	173310		173310	3460	
Tax Value:								
Land 35%	28340	28340	600	28340		600	1030	1030
Bldg 35%	4320	4320	4320	4320		4320	4320	4320
Totl 35%	32660t	32660t	4920t	32660t		4920t	5350t	5350t
Hmstd35%								
Owner Oc								
Hmstd RB								
Net Tax	1110.72	1120.86	168.16	168.16	168.16			
Cauv Sav	1780.54	1099.16	1109.18	2052.82				
Sp-Asmnt	53.26	49.26	6.00	6.00				

Sale#	#p	sale date	To	Type/Invalid?		Sale$	co:land	co:bldg
94	2	2025-03-10	BARBER KEVIN M	2WD		125000	173310	12340
19	3	2025-01-08	MUSGRAVE ALISSA A	3CT	*	0	173310	12340
510	2	2022-11-03	MUSGRAVE CHAD S	2WD	*	0	158510	10570
311	1	2017-07-17	MUSGRAVE MARION	1AF	*	0	113310	8830
978	5	1991-11-26		5UN	*	18250	0	32400

Year	Land	Bldg	Total	Net Tax
2022	14160	3700	17860	769.62
2021	14160	3700	17860	773.70

p r o j e c t		ben acres	/ %	factor
235 KELLOGG #983 - BLANCHARD	XA/2025			
921 BLANCHARD RIVER MAINT	XA/2023			
305 LEASE #1037 - BLANCHARD	XA/2025			

1

TR 40

Neighborhood:
Code: 100
Dwl/Gar/NC% 1.6000

	Bldg Type	SHB+Cons	DixHt FtxFt	Area	Unit Rate	Grade	Blt/Renov Cond	Replace Value	Phy Dpr	Fnc Dpr	True Value
1	Pole Build		42X70	2940		C	1991AV	35280	.65		12350

	acres/ frontage	effective frontage	depth	depth factor	actual rate	effective rate	extended value	true value
small acreage	.5870				5000	5000	2940	2940

Call Back: Sign: PSN Date: 2015-10-30 Lister:

01-140020.0000-v082020R